



Thorn Cottage  
Hornton, Oxfordshire



## A beautiful detached cottage in the heart of this popular Oxfordshire village.

A charming cottage in the heart of the village with ancillary accommodation



**3 RECEPTION ROOMS**



**3 BEDROOMS**



**2 BATHROOMS**



**GARAGE**



**GARDEN**



**FREEHOLD**



**VILLAGE**



**876 SQ FT**



**GUIDE PRICE  
£525,000**

### The property

Tucked away in a picturesque village is Thorn Cottage, a delightful two-bedroom property built of Hornton stone under a slate roof, with character features and a 1 bedroom detached annexe.

Upon entering the property there is a sitting room, dining room and kitchen to the rear. The first floor consists two bedrooms (one with a mezzanine level above) and a family bathroom.

Detached from the property is a one bedroom annexe with shower and sitting room.

There is a garage for storage or conversion subject to planning approvals.

### Outside

A walled garden with a flowered border establishes the perimeter of the rear garden. Mainly laid to lawn the garden is low maintenance and benefits from a patioed terrace area.





## Location

Hornton is a picturesque, historic village set in rolling North Oxfordshire countryside with local amenities including a well-regarded primary school, a 12th Century church with an active community and the popular Dun Cow public house.

There are extensive facilities in the local market towns of Banbury, Warwick (17 miles), Leamington Spa (18 miles) and Stratford upon-Avon (13 miles). Nearby Banbury offers a good range of high street shopping, retail parks and restaurants, along with a leisure centre.

Well regarded independent schools includes St John's Priory School, Sibford School, Bloxham School and Tudor Hall. A wealth of sporting and leisure activities are on offer in the area.



## Distances

- Banbury 6.2 miles
- Kineton 6.7 miles
- Stratford Upon Avon 15.4 miles

## Nearby Stations

- Banbury train station 7.2 miles (London to Marylebone under 1 hour)
- M40 (j11) 7.5 miles
- Stratford Upon Avon 15 miles

## Nearby Schools

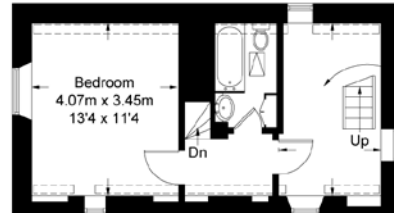
- Hornton Primary School
- Wroxton Primary School 3.1 miles
- Kineton High School 6.7 miles



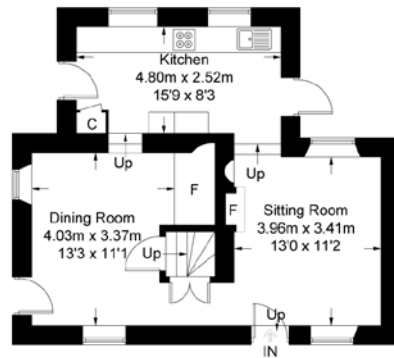
# Thorn Cottage, Millers Lane, Hornton, OX15 6BS



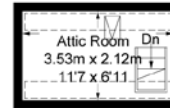
= Reduced headroom below 1.5m / 5'0"



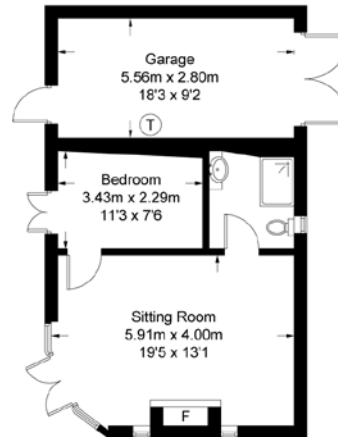
**First Floor**



**Ground Floor**



**Attic Room**



**Annex**

(Not Shown In Actual Location / Orientation)

Approximate Gross Internal Area = 81.4 sq m / 876 sq ft

Annex = 35.0 sq m / 377 sq ft

Garage = 16 sq m / 172 sq ft

Attic Room = 7.4 sq m / 80 sq ft

Total = 139.8 sq m / 1505 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale. (ID261878)

## Floorplans

House internal area 876sq ft (81.4 sq m)  
For identification purposes only.

## Directions

OX15 6BS

what3words: ///lighten.stall.artist

## General

Local Authority: Cherwell District Council

Services: Mains water, drainage, underfloor heating, electric radiators and a wood burning stove.

Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

Council Tax: Band C

EPC Rating: G

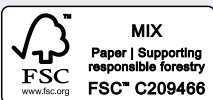
## Banbury

Bloxham Mill, Barford Road, Bloxham, OX15 4FF

**01295 273592**

banbury@struttandparker.com  
struttandparker.com

**IMPORTANT NOTICE:** Strutt & Parker gives notice that: 1. These particulars do not constitute an offer or contract or part thereof. 2. All descriptions, photographs and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate and not necessarily to scale. Any prospective purchaser must satisfy themselves of the correctness of the information within the particulars by inspection or otherwise. 3. Strutt & Parker does not have any authority to give any representations or warranties whatsoever in relation to this property (including but not limited to planning/building regulations), nor can it enter into any contract on behalf of the Vendor. 4. Strutt & Parker does not accept responsibility for any expenses incurred by prospective purchasers in inspecting properties which have been sold, let or withdrawn. 5. We are able to refer you to SPF Private Clients Limited ("SPF") for mortgage broking services, and to Alexander James Interiors ("AJI"), an interior design service. Should you decide to use the services of SPF, we will receive a referral fee from them of 25% of the aggregate of the fee paid to them by you for the arrangement of a mortgage and any fee received by them from the product provider. Should you decide to use the services of AJI, we will receive a referral fee of 10% of the net income received by AJI for the services they provide to you. 6. If there is anything of particular importance to you, please contact this office and Strutt & Parker will try to have the information checked for you. Photographs taken July 2016. Particulars prepared June 2025. Strutt & Parker is a trading style of BNP Paribas Real Estate Advisory & Property Management UK Limited



@struttandparker

Over 50 offices across England and Scotland,  
including Prime Central London

For the finer things in property.

